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11 *Attorneys for Bank of America, N.A.*

12 UNITED STATES DISTRICT COURT

13 DISTRICT OF NEVADA

14 DEUTSCHE BANK NATIONAL TRUST
15 COMPANY, AS TRUSTEE FOR HOLDERS
16 OF HARBORVIEW 2006-5 TRUST,

17 Case No. 2:15-CV-01373-APG-NJK

18 Plaintiff,

19 v.

20 SEVEN HILLS MASTER COMMUNITY
21 ASSOCIATION; SFR INVESTMENTS POOL
22 1, LLC; DOES INDIVIDUALS I - X inclusive;
23 and ROE CORPORATIONS I - X inclusive,

24 STIPULATION AND ORDER OF
25 DISCLAIMER OF INTEREST AND
26 DISMISSAL

27 Defendants.

1 SFR INVESTMENTS POOL 1, LLC, a Nevada
2 limited liability company,

3 Counter-Claimant,

4 v.

5 DEUTSCHE BANK NATIONAL TRUST
6 COMPANY, AS TRUSTEE FOR HOLDERS
7 OF HARBORVIEW 2006-5 TRUST; BANK OF
8 AMERICA, N.A., a national association;
9 NATIONSTAR MORTGAGE, LLC a Delaware
limited liability company; and VALERIE
HOLCOMB, an individual,

10 Counter-Defendant/Cross-
11 Defendants.
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13 Cross Defendant Bank of America, N.A., a national association (“**Bank of America**”) and
14 Counterclaimant SFR Investments Pool 1, LLC (**SFR**) stipulate as follows:

- 15 1. WHEREAS, on or about May 22, 2014, SFR purchased the property commonly known as
16 1444 European Drive, Henderson, NV 89052 (the **Property**) at an HOA foreclosure sale;
- 17 2. WHEREAS, SFR was informed and believed that Bank of America may hold an interest
in the Property;
- 18 3. WHEREAS, on August 17, 2014, SFR filed an Answer, Counterclaim and Crossclaim in
which SFR asserted crossclaims for quiet title, declaratory relief and slander of title against Bank of
19 America, case number 2:15-CV-01373-APG-NJK
- 20 4. WHEREAS, Bank of America has reviewed SFR’s Answer, Counterclaim and
Crossclaim and the exhibits thereto and has determined that it has no legal right, title, or interest in
the Property;
- 21 5. WHEREAS, Bank of America expressly disclaims any and all right, title, and interest in
the Property;
- 22 6. WHEREAS, SFR agrees, based upon Bank of America’s disclaimer set forth herein, that
Bank of America should be dismissed from this action, with prejudice; and

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1 7. WHEREAS, based upon Bank of America's disclaimer set forth herein, SFR and Bank of
2 America agree to bear their own attorney's fees and costs.

3 DATED this 14th day of January, 2016.

4 **AKERMAN LLP**

5 */s/ Melanie D. Morgan, Esq.*

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13 **ORDER**

14 Having reviewed the parties stipulation and good cause appearing,

15 IT IS HEREBY ORDERED that Defendant Bank of America, N.A. has no right, title, or
16 interest in the Property.

17 IT IS FURTHER ORDERED that, based upon Defendant Bank of America, N.A.'s
18 disclaimer set forth herein, Defendant Bank of America, N.A., is dismissed from this case, with
19 prejudice.

20 IT IS FURTHER ORDERED that Cross-Claimant SFR Investments Pool 1, LLC and
21 Defendant Bank of America, N.A., shall bear their own attorney's fees and costs.

22 Dated: January 15, 2016

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27 **UNITED STATES DISTRICT JUDGE**